

1 **COUNCIL MEETING MINUTES**
2 **February 7, 2005**
3 **Borough of Leonia**
4

5 *A Special/Work Session of the Mayor and Council of the Borough of Leonia, Bergen*
6 *County, New Jersey, was held this evening in the Borough Hall Annex, commencing at*
7 *7:30pm*
8

9 **Council Present:** Mayor Laurence Cherchi, Councilwoman Dwarica,
10 Councilwoman Heveran, Councilwoman Mitrani, Councilman
11 Puzzo, Councilman Ryan, Council President Trachtenberg
12

13 **Council Absent:** None
14

15 **Also Present:** Fran Lehmann, Borough Clerk, David Russo, Borough Attorney,
16 Victoria Miragliotta, Borough Administrator
17

18 Mayor Laurence Cherchi called the meeting to order.
19

20 Mayor Laurence Cherchi asked everyone to stand while Council President Trachtenberg
21 led in the Pledge of Allegiance.
22

23 **OPEN MEETING STATEMENT**
24

25 Conditions of the Open Meeting Act have been met by Notice placed on the Bulletin
26 Board at Borough Hall and Notices sent to the Official Newspaper.
27

28 **PRESENTATIONS**
29

30 Certificates were handed out to the Leonia Girl Scout Troop for assisting Officer
31 Mikitarian with the Toys for Tots Program
32

33 A presentation was made regarding making Lakeview Avenue by Mayor Cherchi as
34 follows: Make Lakeview Avenue one-way all day from Eastview to Broad Avenue in
35 east bound direction, two ways from to Eastview to Grand Avenue. The idea is to have
36 the traffic when it exits off 80, move north to the traffic signal and go to Grand Avenue.
37 We have data that shows how much traffic exists on Van Orden, Overlook and Lakeview
38 This report was prepared a year or so ago. This will be reviewed to see that we haven't
39 moved the traffic to any other street. The meeting was opened to the public for
40 discussion.
41

42 **Michael Policastro - 177 Lakeview**, stated he supports the plan. It is imperative that
43 this be done with the construction occurring in the Englewood Industrial area.
44

45 **Donna Maxwell - 103 Overlook Avenue**, questioned why the Council thought the cars
46 would go north. Most of the traffic is local people who have used that exit everyday for

47 years. Mrs. Maxwell feels the traffic will be moved to Overlook. Mayor Cherchi
48 responded that the idea is to make the traffic go right and go north to the traffic light and
49 make the left to Grand Avenue. Mrs. Maxwell asked if anyone has noticed the
50 construction trucks on Overlook. Mayor Cherchi said this is question of enforcement.
51 This would be done by Ordinance. It will take about a month. It will be done on a trial
52 basis.

53
54 **Michael Miqueli – 222 Overlook**, lives on the corner of Eastview and Overlook. He
55 understands what the residents of Lakeview are going through but feels that the traffic
56 will end up on Overlook and Van Orden and they should be added into the ordinance.
57 The Mayor responded that the Board of Education has asked in the past to make Christie
58 Heights a one-way and this will be reviewed. Councilman Trachtenberg explained the
59 traffic report that he made available to the public.

60
61 **Donald Schieier – 224 Overlook**, The sign coming off I95 says “Leonia.” Obviously
62 everyone that goes through Lakeview knows it is not Leonia and does not feel that
63 making it a one way will deter traffic. It will only move the traffic to another street. The
64 trucks are using Overlook.

65
66 **Gary Albanese - 125 Lakeview**, Agrees with the proposal. Traffic on Lakeview is
67 getting worse everyday. There are not only trucks but buses and cars driving at excessive
68 speeds. They continue to drive at the speed that they were driving on the highway. Most
69 cars coming off the highway are making the right onto Broad Avenue and try to bypass
70 the traffic on I95. When it backs up they use Lakeview as a cut through to get to Rte. 4.
71 This is only going to get worse when the development project in Englewood gets
72 underway.

73
74 **Vincent Petti - 111 Overlook Avenue**, Asked the Council if a comprehensive study had
75 been done on traffic patterns in town. Mr. Petti recalls that two years ago a traffic
76 engineer who lives in town offered to do the traffic study. If the study was done, had it
77 ever been published? Everything from flat bed trucks to garden trucks are using
78 Overlook and when traffic backs up on Grand Avenue traffic goes from west to east.
79 Have any other streets been considered? Maybe Overlook, Longview, Vreeland,
80 Lakeview and Christie Heights by the school should be considered. Mayor Cherchi
81 explained that the study was done but it was done to be a baseline to judge future traffic
82 with the work that is being done in Englewood. It did not address this current situation.

83
84 **Shirley Manuel - 140 Overlook**, Feels that traffic will be shifted from one street to the
85 other. Don't overlook. Overlook. Make Brook Terrace going west one way, large trucks
86 use it as a cut through. Mayor Cherchi said traffic has increased on the expressways over
87 the years and the traffic comes off the expressway and they try to find their way to the
88 bridge.

89
90 **Donald Schieier - 224 Overlook**, Mr. Schieier feels that the study should be done again.
91 It appears to have been done during inclement weather.

93 **Donna Maxwell – 220 Overlook**, Mrs. Maxwell asked if Grand Avenue was going to
94 become 4 lanes. Mayor Cherchi did not think there was room and there are no plans now
95 for that.

96
97 **Gary Albanese - 125 Lakeview**, Even if the numbers are not right the trends show that
98 the traffic is significantly worse on Lakeview than the surrounding streets.

99
100 **Chief Ziegler** explained the report done by the Police Department.

101
102 **Ellen Cohen – 31 Brook Terrace**, Ms. Cohen asked why not three streets instead of
103 one? This might help get people used to the change.
104 The Mayor responded that would move traffic to Christie Heights and put more traffic
105 by the school.

106
107 **Vincent Petti – 111 Overlook**, will there be a sign on the down ramp of I95 informing
108 people that Lakeview is a one-way street? Mayor Cherchi suggested that the information
109 be put on one of our billboard signs and let people know that on a specific date the road
110 will become a one-way street.

111
112 **Jim Tappen - 124 Vreeland**, why not a ticket blitz on Lakeview to stop all the speeders?

113
114 A discussion was held by the Council regarding doing a traffic study versus an
115 Ordinance.

116
117 **Councilwoman Heveran** stated she would like an accurate traffic count done and that
118 the citizens have a chance to speak. Councilwoman Heveran is not ready for an
119 Ordinance at the present time.

120
121 **Councilwoman Mitrani** would like baseline data before the change is made to a one-
122 way street.

123
124 **Council President Trachtenberg** would like to move ahead with Ordinance.

125
126 **Councilman Ryan** feels there is a degree of urgency. The only constant is exploding
127 traffic due to the situation in Englewood with the development. He goes along with
128 Chief Ziegler to set up the counters. But does not want to see this delayed for long.

129
130 **Councilwoman Dwarica** “One set of figures is for five days and one set of figures is for
131 three days. Why not divide the total for five days by five and the total for three days by
132 three and you will see how much traffic there is for one day. I think something’s need to
133 be done. We need to re-educate people to go directly into Englewood. We can check this
134 to see if it is working. If we were doing road repair we would put up a barrier and say no
135 through traffic. We need to do something. Enforcement is a big issue and trucks are
136 another issue. We need to try something and evaluate it.

138 **Councilman Puzzo** Would like a professional traffic study for this area other than the
139 police force. Do a full evaluation on this area of town. I sympathize with the people on
140 Lakeview. What we don't have is a full understanding of the number of people that are
141 coming off 95 onto Lakeview as a ratio compared to the number of people traveling
142 north on Broad Avenue and making a left turn onto Lakeview. If we had that then we
143 would know the effect this was going to have on other streets.

144
145 **Mayor Cherchi** Three members of the Council want a traffic study, 3 members want to
146 move forward.

147
148 **Councilman Ryan** We have enough data here to do this on a provisional basis. There is
149 never going to be a solution that is immaculate. Taking action that will alleviate traffic
150 is not an ill advised thing to do in this case. Studying traffic and seeing what happens is
151 not an ill advised thing to do in this case.

152
153 **Councilwoman Heveran** How do we know if the Lakeview traffic going from east to
154 west is primarily originating from exit 71 or a combination of cars going north on Broad?
155 How do we know if the Lakeview traffic is going from east to west is because of the
156 exiting issue? Chief Ziegler responded to the question.

157
158 **Councilman Puzzo** Stated that the reason he is asking for a good traffic study is to avoid
159 band aids. We need someone to come in here and tell us how to fix the problem.

160
161 **Mayor Cherchi** Stated that we have had studies done in the past and no action was taken
162 on them. What this would do is let us take some action to try and solve the problem and
163 if it doesn't then we try something else.

164
165 **Councilman Ryan** Stated that we have a lot of obstacles here. One of the obstacles that
166 we have and no one has addressed is that the traffic ramp is in the realm of the Turnpike
167 Authority. We can't just go out there and say all traffic to Englewood goes this way.

168
169 **Councilwoman Dwarica** Asked about the previous traffic studies and if any of the
170 recommendations could be used here. Mayor Cherchi stated they were not specifically
171 for this area.

172
173 **Lou Luglio - 160 Hillcrest** The information is two years old. Traffic patterns change.
174 Understanding the problem is important. The Council can't act on old data. Mr. Luglio
175 went on to explain the scope of the work that needs to be done. His company will do a
176 traffic study at no cost to the Borough. No one is going back to the problem which is
177 Sheffield.

178
179 **Mayor Cherchi** Stated that everyone would feel more comfortable with accurate traffic
180 counts on those streets and we should have them done by the Police Department's traffic
181 officer then move forward with making Lakeview a one-way street on a temporary basis.

A motion was made by Councilman Puzzo to accept Mr. Luglio's offer to do the traffic study at no cost to the Borough seconded by Councilwoman Heveran. Councilwoman Dwarica requested something in writing.

Councilman Puzzo Rescinded his motion and made a new motion to enter into a written agreement with Vollmer Associates to do a traffic study to be completed in one month at no cost to the borough. Seconded by Councilwoman Heveran. Roll Call Vote Councilpersons Dwarica, Heveran, Mitrani, Puzzo, Ryan voted yes Council President Trachtenberg voted no. Motion carried.

Approval of Minutes

January 10, 2005, Special/Work Session A motion was made by Councilman Puzzo to approve the minutes of January 10, 2005 seconded by Councilwoman Dwarica. Page 3 Line 96 Councilwoman Dwarica would like the subject titles clearly delineated. Roll Call vote Councilpersons Dwarica, Heveran, Ryan, Puzzo, Trachtenberg voted yes.

January 19, 2005, Regular Meeting Minutes A motion was made by Councilman Puzzo to approve the minutes of January 19, 2005 seconded by Council President Trachtenberg Councilwoman Dwarica Line 21 Certificates of appreciation "were" handed out. Page 3 line 30 "Puzzo" line 38 "Cherchi". Roll Call vote councilperson Heveran, Mitrani, Puzzo, Ryan, Trachtenberg voted yes. Councilwoman Dwarica Abstained.

January 19, 2005, Closed Session Minutes A motion was made by Council President Trachtenberg seconded by Councilman Puzzo. Roll Call vote Councilpersons Heveran, Mitrani, Puzzo, Ryan, Trachtenberg voted yes. Councilwoman Dwarica Abstained.

Appointments

Stormwater Committee – Borough Administrator explained the reason for the Committee. She suggested the Environmental Commission, Tony Saitta, Councilman Ryan, and Borough Administrator. A motion was made by Councilman Puzzo to appoint the Borough Administrator as Liaison and Councilman Ryan, Tony Saitta, Superintendent of Public Works and all the members of the Environmental Commission to the Stormwater Committee seconded by Councilwoman Dwarica. All in favor none opposed.

Community Development - Jane Tappen was appointed as Mayor's Representative.

Reports

Councilman Puzzo - reported that Councilwoman Mitrani gave him the name of a person to contact in regard to televising the Council Meetings .He is going to schedule a meeting with the company and see how the equipment works.

Councilwoman Heveran - reported that there were 38 structure fires in 2004 in the Borough of Leonia and 12 Mutual Aid.

Council President Trachtenberg – The Police Committee met this evening and a discussion was held regarding promotions, and an employment agreement for the Chief. Officer Milan has started at the academy.

Borough Administrator Miragliotta – taking bids on a number of projects.

Mayor Cherchi Attended a terrorism workshop at the County level and the Borough need to review our plans for handling emergencies.

Comments from the Public

No one spoke

Resolutions

Council President Trachtenberg questioned the difference between Flagship and Delta Dental. The Borough Clerk explained they were both Delta Dental Plans, one is an HMO, the other Traditional Coverage.

Councilwoman Heveran asked to see the quote for the Website Support Staff. It was given to her.

Vote on Resolutions 05-57 through 05-65, a motion was made by Councilwoman Dwarica seconded by Council President Trachtenberg . All in favor. None opposed. Resolutions approved.

Introduction of Ordinance

Introduction of Ordinance 05-05 entitled:

BOND ORDINANCE TO AUTHORIZE THE UNDERTAKING OF VARIOUS IMPROVEMENTS TO SYLVAN PARK IN, BAY AND FOR THE BOROUGH OF LEONIA, IN THE COUNTY OF BERGEN, STATE OF NEW JERSEY TO APPROPRIATE THE SUM OF \$132,000 TO PAY THE COST THEREOF TO MAKE A DOWN PAYMENT, TO AUTHORIZE THE ISSUANCE OF BONDS TO FINANCE SUCH APPROPRIATION AND TO PROVIDE FOR THE ISSUANCE OF BOND ANTICIPATION NOTES IN ANTICIPATION OF THE ISSUANCE OF SUCH BONDS.

1. Borough Clerk read the Ordinance by Title
2. Borough Administrator gave a report on the Ordinance

A motion was made by Councilwoman Dwarica seconded by Council President Trachtenberg to adopt on first reading Ordinance 05-05

Roll Call Vote all Council present voted yes. Ordinance 05-05 introduced.

275
276 **Adoption of Ordinances**
277

278 Adoption of Ordinance 01-05 entitled:

279 **BOND ORDINANCE TO AUTHORIZE THE MAKING OF VARIOUS**
280 **PUBLIC IMPROVEMENTS AND THE ACQUISITION OF NEW**
281 **ADDITIONAL OR REPLACEMENT EQUIPMENT AND MACHINERY, A**
282 **NEW AUTOMOTIVE VEHICLE, INCLUDING ORIGINAL APPARATUS**
283 **AND EQUIPMENT, AND NEW SIGNAL SYSTEMS EQUIPMENT, IN**
284 **AND BY THE BOROUGH OF LEONIA, IN THE COUNTY OF BERGEN,**
285 **STATE OF NEW JERSEY, TO APPROPRIATE THE SUM OF \$1,058,262,**
286 **TO PAY THE COST THEREOF, TO APPROPRIATE A STATE GRANT,**
287 **TO MAKE A DOWN PAYMENT, TO AUTHORIZE THE ISSUANCE OF**
288 **BONDS TO FINANCE SUCH APPROPRIATION AND TO PROVIDE**
289 **FOR THE ISSUANCE OF BOND ANTICIPATION NOTES IN**
290 **ANTICIPATION OF THE ISSUANCE OF SUCH BONDS.**

- 291
292 1. Borough Clerk read the Ordinance by title
293 2. Mayor Cherchi gave an overview of the Ordinance
294

295 Public Hearing on Ordinance 01-05. No One Spoke
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297 A motion was made by Councilwoman Dwarica seconded by Councilman Ryan
298 to adopt on final reading Ordinance 01-05. Roll call vote; all Council present
299 voted yes. Ordinance 01-05 adopted.
300

301 Adoption of Capital Surplus Ordinance 02-05 entitled:

302 **CAPITAL ORDINANCE OF THE BOROUGH OF LEONIA, IN THE**
303 **COUNTY OF BERGEN, STATE OF NEW JERSEY, APPROPRIATING**
304 **THE SUM OF \$5,000 FROM CAPITAL SURPLUS FOR THE**
305 **ACQUISITION OF MOBILE RADIOS FOR THE FIRE DEPARTMENT**
306 **AND BY THE BOROUGH OF LEONIA.**

- 307
308 1. The Borough Clerk read the Ordinance by title
309 2. Mayor Cherchi gave an overview of the Ordinance
310

311 Public Hearing on Ordinance 02-05. No one spoke.
312

313 A motion was made by Councilwoman Heveran seconded by Councilman Puzzo
314 to adopt on final reading Ordinance 02-05. Roll call vote; all Council present
315 voted yes. Ordinance 02-05 adopted.
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Adoption of Ordinance 03-05 entitled:

**ORDINANCE CREATING A WEBSITE COMMITTEE OF THE
BOROUGH OF LEONIA**

1. Borough Clerk read the Ordinance by title.
2. Mayor Cherchi gave an overview of the Ordinance

Public Hearing on Ordinance 03-05. No one poke.

A motion was made by Councilwoman Dwarica seconded by Council President Trachtenberg to adopt on final reading Ordinance 03-05. Roll call vote; all in favor none opposed. Ordinance 03-05 adopted.

Adoption of Ordinance 04-05 entitled:

**AN ORDINANCE AUTHORIZING THE MAYOR AND COUNCIL OF
THE BOROUGH OF LEONIA, COUNTY OF BERGEN, STATE OF NEW
JERSEY, TO SELL CERTAIN REAL PROPERTY TO THE BOARD OF
EDUCATION OF THE BOROUGH OF LEONIA, COUNTY OF BERGEN,
STATE OF NEW JERSEY, FOR NOMINAL CONSIDERATION.**

1. Borough Clerk read the Ordinance by title.
2. Mayor Cherchi gave an overview of the Ordinance.

Public Hearing on Ordinance 04-05. No one spoke.

A motion was made by Councilman Puzzo seconded by Councilman Ryan to adopt on final reading Ordinance 04-05. Roll call vote all; in favor, none opposed. Ordinance 04-05 adopted.

Adoption of Ordinance 06-03 entitled:

**BOND ORDINANCE TO PROVIDE FOR SEWER REPLACEMENT BY
AND IN THE BOROUGH OF LEONIA, IN THE COUNTY OF BERGEN,
STATE OF NEW JERSEY APPROPRIATED THE AGGREGATE
AMOUNT OF \$26,600 THEREFORE AND AUTHORIZING \$25,270 IN
BONDS OR NOTES OF THE BOROUGH TO FINANCE PAR OF THE
COST THEREOF.**

1. Borough Clerk read the Ordinance by title.
2. Mayor Cherchi gave an overview of the Ordinance

Public Hearing on Ordinance 06-03. No one spoke

A motion was made by Councilwoman Dwarica seconded by Councilman Puzzo to adopt on final reading Ordinance 06-03. Roll call vote; all in favor none opposed. Ordinance 06-03 adopted.

Adoption of Multi Purpose Bond Ordinance 10-02 entitled:
MULTIPLE PURPOSE BOND ORDINANCE TO PROVIDE FOR CERTAIN CAPITAL IMPROVEMENTS TO BY AND IN THE BOROUGH OF LEONIA, IN THE COUNTY OF BERGEN, STATE OF NEW JERSEY (THE "BOROUGH") APPROPRIATING THE AGGREGATE AMOUNT OF \$488,800 THEREFORE AND AUTHORIZING \$464,360 IN BONDS OF NOTES OF THE BOROUGH TO FINANCE PART OF THE COST THEREOF.

1. Borough Clerk read the Ordinance by title.
2. Mayor Cherchi gave an overview of the Ordinance.

Public Hearing on Multi Purpose Bond Ordinance 10-02. No one spoke.

A motion was made by Councilwoman Dwarica seconded by Councilman Puzzo to adopt on final hearing Ordinance 10-02. Roll call vote; all in favor none opposed. Ordinance 10-02 adopted.

Presentation by Cingular

At this time Councilman Puzzo recused himself from the discussion.

Mr. Anilkumar R. Avutu, Esq. made a presentation to the Governing Body and the public regarding the placement of cell towers and antennas on Borough facilities. Mr. Avutu reported that the lattice tower on the roof of the Fire Department would be the most likely site. The tower would need some support work done on it. This would allow 2 carriers to utilize the tower. It would be necessary to move the early warning system to a lower position. Councilwoman Heveran explained about the early warning system and that this would have to remain on the tower as this is used to summon volunteers in an emergency. A staircase would be installed and there would not be any transformers on the roof. There would be a utility line. Wood Park is not available because of Green Acres funding. All the improvements would be made by the applicant. A monopole was considered for the parking area but the Fire Department uses the parking area and there is not enough room. The Mayor asked if a monopole could be placed on the roof. Mr. Avutu explained that typically this is what is used on this type of structure. Mayor Cherchi explained that the process would be to see if it is desirable go out to bid. The company awarded the bid would have to go before the Planning Board for site plan approval and work out the aesthetics there. Mr. Avutu explained the procedure regarding the leasing of the space to another carrier. The primary carrier would be responsible for the maintenance.

A photo simulation was presented and passed around to the Council.

Councilwoman Heveran asked if anyone has approached the Fire Department with this proposal. Mr. Avutu responded that the ultimate decision lies with the Council. The Borough Administrator advised that she had provided them with a list of Borough facilities for consideration. Mayor Cherchi asked if a similar structure could be placed on the Recreation Center. There were some limitations for the Recreation Center. The height and the aesthetics were taken into consideration. The visual impact was taken into consideration, since there is already a tower on the Fire Department that has been there for years. This was considered a better site. There will be no change in the height of the structure.

A discussion was held by the Council regarding bidding the tower on top of the fire department.

A motion was made by Councilman Ryan seconded by Council President Trachtenberg to go out for bid for Cell Tower/Antenna on the Fire Department and that the Whelan Siren is addressed. Councilwoman Heveran once again, reiterated that careful attention be paid to the early warning system. The system is relied by the residents of the town. Roll call vote; Dwarica, Heveran, Mitrani, Ryan, Trachtenberg voted yes Councilman Puzzo Abstained. Motion carried.

Unfinished Business

Streetscape - Councilwoman Mitrani, A discussion was held regarding bollards in front of some of the stores along Broad Avenue. It was decided that there would be no bollards or tree guards.

Bike racks will be placed along Broad Avenue near the Recreation Center, Borough Hall and Dunkin Donuts. They cost about \$250 each. Council agreed to go with racks.

Crosswalks A discussion was held regarding the crosswalks and whether to go with embossed brick work versus stripped walkway. There was concern about the embossed brickwork getting soiled with oil. Mayor Cherchi made a suggestion that we go with the embossed brickwork, and if in five years we are not happy with the way it looks, we grind it up and put in macadam and paint it. The Council agreed with the idea.

Cobblestone area by the triangle, The DPW is concerned about snow plowing and people tripping over it. Councilwoman Mitrani would like to compromise and make a crosswalk of the cobblestones from the triangle to the strip mall and put a historic plaque there along with the clock on the triangle. Councilwoman Heveran suggested putting a piece of the cobblestone on the triangle and putting the plaque in the piece of the cobblestone. Mayor Cherchi stated that if you look closely at the street in the area by the triangle, you can see the cobblestones and in the cobblestones are the trolley tracks. We would be showing what the street looked like with the trolley tracks. Councilwoman Dwarica expressed safety concerns with the cobblestones and trolley tracks. Mayor Cherchi said we really wanted to show the trolley tracks. A suggestion was made to cover it with

Plexiglas. A vote was taken on whether to reveal the trolley tracks and cobblestones or not. It was a tie vote and Mayor Cherchi voted to go with the idea.

Sidewalks Streetscape committee had suggested that concrete be laid on the diagonal. The Council had discussed the idea and agreed to stay with sidewalks as they are. Councilwoman Dwarica feels that the workmanship on the sidewalks was faulty and not done correctly whether it is triangles or square it all depends on the application. The cement should not be flaking and the black spacers should be white. After a discussion it was decided to leave the sidewalk as they are.

Councilwoman Mitrani reported that the Woman's Club is not going to finance the clock at the triangle. The Council agreed to finance the clock. The Woman's Club is willing to take on the Art Project. Councilwoman Mitrani explained the concept.

Comments from the Public

No one spoke.

A motion was made by Councilperson Puzzo, seconded by Councilperson Dwarica to go into closed session. All in favor.

A motion was made by Councilperson Ryan, seconded by Councilperson Dwarica to come out of closed session.

A motion was made by Councilperson Trachtenberg to adjourn the meeting seconded by Councilperson Mitrani. All in favor none opposed.

As there was no further business the meeting was adjourned at 10:39

Respectfully Submitted

Fran Lehmann
Borough Clerk

Amended 2/23/05